

IN THE UNITED STATES DISTRICT COURT
FOR THE SOUTHERN DISTRICT OF TEXAS
HOUSTON DIVISION

WESTSIDE VENTURES, LTD.,

Plaintiff,

vs.

HOUSTON COMMUNITY COLLEGE
SYSTEM DISTRICT,

Defendant.

§
§
§
§
§
§
§
§
§
§

C.A. No.: 4:19-CV-02928

**SECOND AMENDED TRIAL EXHIBIT LIST OF
HOUSTON COMMUNITY COLLEGE**

Pursuant to the Court's email instruction of January 29, 2025, Houston Community College (HCC) files its second amended trial exhibit list to conform to the additional exhibits proffered by HCC at trial.

No.	Description	Admit	N/Adm
DX1	Expert Report of Deal Sikes dated 10/3/2022, with all exhibits and attachments.		✓
DX2	Supplemental Letter of Deal Sikes dated 12/26/24, with all exhibits and attachments		✓
DX3	Deal's Appraiser Certification	✓	
DX4	Deal's Executive Summary	✓	
DX5	Deal's Photographs		✓
DX6	Deal's Maps	✓	
DX7	Deal's Assumptions and Limiting Conditions	✓	
DX8	Deal's Scope of Work	✓	

No.	Description	Admit	N/Adm
DX9	Deal's Factual Data and Analysis - Before the Acquisition	✓	
DX10	Deal's Factual Data and Analysis - After the Acquisition	✓	
DX11	Deal's Factual Data and Analysis - After the Acquisition 1. Highest and Best Use of the 25.17 Acres	✓	
DX12	Deal's Factual Data and Analysis - After the Acquisition 2. Unique Features of the HCC Katy Campus	✓	
DX13	Deal's Factual Data and Analysis - After the Acquisition 3. Property and Development History	✓	
DX14	Deal's Factual Data and Analysis - After the Acquisition 4. Paired Sales Analysis	✓	
DX15	Deal's Factual Data and Analysis - After the Acquisition 5. Positive Change in the After Instance		✓
DX16	Deal's Factual Data and Analysis - After the Acquisition 6. Market Perceptions of Community College Campuses		✓
DX17	Deal's Factual Data and Analysis - After the Acquisition 7. Market Survey and Public Sentiment		✓
DX18	Deal's Factual Data and Analysis - After the Acquisition 8. Conclusion	✓	
DX19	Deal's Addendum (Land Comparables)	✓	
DX20	Deal's Addendum (Paired Sales)	✓	
DX21	Deal's Professional Qualifications	✓	
DX22	Deal's For Year Testimony Log as of 10/3/22	✓	

No.	Description	Admit	N/Adm
DX23	Deal's Hourly Rates	✓	
DX24	Deal's Supplemental Letter – Photographs of Development and Usage	✓	
DX25	Deal's Supplemental Letter – Sueba Development Timeline		✓
DX26	Deal's Supplemental Letter – Marketing Materials		✓
DX27	Deal's Supplemental Letter – Paired Sale Analysis	✓	
DX28	Deal's Supplemental Letter – Photos		✓
DX29	Korman work file – Aerial Photo	✓	
DX30	Korman work file – Aerial Photos	✓	
DX31	Deal working file – Development Plans		✓

Respectfully submitted,

ROGERS, MORRIS & GROVER, L.L.P.



JONATHAN G. BRUSH
State Bar No. 24045576
Federal I.D. No. 619970
jbrush@rmgllp.com
5718 Westheimer, Suite 1200
Houston, Texas 77057
Telephone: 713/960-6000
Facsimile: 713/960-6025

HAYNES AND BOONE, LLP

/s/ Garrett Martin
By permission – Jonathan G. Brush

GARRETT MARTIN
State Bar No. 24092765
Federal I.D. No. 3060533
garrett.martin@haynesboone.com
JULIAN SHARP
State Bar No. 24139253
Federal I.D. No. 3898838
julian.sharp@haynesboone.com
1221 McKinney Street, Suite 4000
Houston, Texas 77010
Telephone: (713) 547-2133

ATTORNEYS FOR DEFENDANT
HOUSTON COMMUNITY COLLEGE SYSTEM DISTRICT

CERTIFICATE OF SERVICE

I hereby certify that on the 31st day of January, 2025, I electronically filed the foregoing document with the Clerk of Court using the CM/ECF system which will send notification of such filing to all counsel of record.



Attorney for HCC